

SAND CREEK PARK LANDOWNERS' ASSOCIATION, PO Box 270791, FORT COLLINS, CO 80527
APPLICATION FOR CONSTRUCTION OR PLACEMENT

Name: _____ Phone: _____

Mailing Address: _____

Email Address: _____ Parcel # or Larimer County Schedule #: _____

Parcel Address (if applicable): _____

Date Construction Begins: _____ Estimated Completion Date: _____

Type: Residential () Outbuilding () Other () Description: _____

Has parcel been surveyed by licensed surveyor? Yes () No () Building Dimensions: _____

Type of Construction (log, conventional, steel, etc.): _____ # of Floors: _____

Exterior Finish & Color: _____ Roof Material & Color: _____

NOTE: Guidelines require that buildings be compatible with and complement existing terrain. Is the building sited at the top of a natural ridgeline, or **will any part of it extend above or alter natural ridgelines?** Yes () No () **If YES**, please attach a page describing how building will be constructed to blend with surrounding landscape as to maintain the integrity of Sand Creeks unique skyline formations.

For Buildings or Structures: attach a copy of plans and plot plans (same as will be submitted to Larimer County).

For Fences: attach drawings with fence type, dimensions, notated plot plans, and cattle guard requirements.

NOTE: All buildings and sanitation systems must **also be submitted to and approved by Larimer County**. Prior to construction, irrespective of Larimer County approval, the covenants of Sand Creek Park Landowners' Association require that all buildings and fencing be approved by the Sand Creek Board of Directors and that the best interests of all landowners must be the basis for approval.

Applicant certifies that he/she has read and fully understands the 1) Building Construction Guidelines, **and** 2) the legally binding Architectural Controls described in Article VIII, Sections 1 through 8, of the COVENANTS, CONDITIONS, and RESTRICTIONS.

Signature: _____ Date: _____

BUILDING CONSTRUCTION GUIDELINES (1-13-22)

Pre-established by Declaration of Covenants or by the original governing body. Some judgement determinations are required with the intent of the Covenants and best interests of all landowners being the basis for decisions.

TYPE OF BUILDING shall be a design compatible to and complimenting the existing terrain. Basic design shall exhibit intent of structural integrity and appearance. Building shall be two levels maximum above ground. **CONSTRUCTION DETAILS** shall ensure design and methods of construction to be basically sound without involvement in specific construction details. Exterior shall be on materials and finish to blend with the surrounding landscape (no bright or pastel colors, no reflective finishes). Existing codes and architectural designs are guidelines and not a prerequisite. **MATERIALS** shall be of construction grade to ensure quality construction. **SIZE** Requirements for square footage exist with Larimer County code and application must be consistent with those requirements, not more than two levels above ground. May consist of later phases of construction. **PLOT PLAN** shall indicate distance from property lines and road easements and shall be located as not to interfere with roads and adjoining property owners. **SEWAGE DISPOSAL** in indicated shall be such as not to pollute streams, drainages, ponds or adjoining property owners, or create a problem for the area. **RUBBISH** during construction shall follow the terms of the Covenants and be contained from wind. **ALTERATIONS** to existing structures shall be to enhance and improve the existing structure and as previously defined. **FENCES** shall be constructed of materials and design to ensure animal security; cattle guards shall be installed at all crossings of roads. Crossing at streams and common areas shall provide for ease of crossing for people using these areas. **REMEMBER ALL ADDITIONAL BUILDINGS, CARGO CONTAINERS, FENCES, SIDEWALKS, FOUNDATIONS, AND SEWAGE SYSTEMS MUST BE APPROVED BY THE ARCHITECTURE COMMITTEE.**

***** Board Use Only Below (Original filed in SCPLOA Architecture Files) *****

Date Received: _____ Date Reviewed: _____ Approved () Disapproved () Changes Required ()

Comments and/or Changes Required: _____

Reviewed by: _____ Date: _____ Copy to Originator by: _____ Date: _____